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BK 566 PG 470
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

STATE OF MISSISSIPPI

Cassandra Anderson

COUNTY OF DESOTO

INM 1008310540

SUBSTITUTED TRUSTEES DEED

WHEREAS, on September 5, 2006, Cassandra Anderson, a single woman, executed a Deed of Trust to First American Title Insurance Co., Trustee for the benefit of Mortgage Electronic Registration Systems, Inc., which Deed of Trust is filed for record in Book 2561 at Page 175 in the office of the Chancery Clerk of DeSoto County at Hernando, Mississippi; and

WHEREAS, said Deed of Trust was subsequently assigned to IndyMac Bank, F.S.B. by instrument dated June 15, 2007 and recorded in Book 2,741 at Page 596 of the aforesaid records; and

WHEREAS, as authorized by the aforesaid Deed of Trust and in strict accordance therewith, IndyMac Bank, F.S.B. appointed and substituted J. Gary Massey as Trustee therein in the place and stead of the trustee named in said Deed of Trust or subsequently substituted therein by Substitution of Trustee dated June 15, 2007, and duly filed for record in the office of the aforesaid Chancery Clerk in Book 2,741 at Page 597 prior to the first publication and posting of the notice of sale; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust, which default continued for a period of time necessary for the holder thereof to declare the entire indebtedness, together with attorney's fees, expenses and costs, immediately due and payable, as was its option so to do under the terms of said Deed of Trust, and default having been made in payment of said amount and the Substituted Trustee having been requested and directed by IndyMac Bank, F.S.B. to foreclose under the terms of said Deed of Trust, I did on August 9, 2007, during legal hours, being between the hours of 11:00 a.m. and 4:00 p.m., at the East Front door of the County Courthouse of DeSoto County, Hernando, Mississippi, in accordance with the terms of the Deed of Trust and the laws of the State of Mississippi, offer for sale at public auction and sell to the highest and best bidder for cash the following described land and property lying and being situated in DeSoto County, Mississippi, being more particularly described as follows, to wit:

Lot 275, Phase 6, Forest Hill Community, situated in Sections 8 & 17, Township 2 South, Range 5 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 90, Page 19, in the office of the Chancery Clerk of DeSoto County, Mississippi.

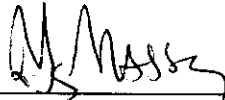
Said property was sold after strictly complying with all the terms and conditions of said Deed of Trust and the statutes made and provided in such cases. A notice of time, place and terms of said sale, together with a description of the property to be sold, was given by

publication in the DESOTO COUNTY TIMES, a newspaper published in DeSoto County, Mississippi for three consecutive weeks preceding the date of sale. The notices were published on July 19, 26 and August 2, 2007, (a certified copy of which is attached hereto), and a notice identical to the published notice was posted on the bulletin board at the East Front door of the County Courthouse of DeSoto County, Hernando, Mississippi for said period of three consecutive weeks. Everything necessary to be done was done to make and effect a good and lawful sale.

At said Sale, IndyMac Bank, F.S.B. bid for said property in the amount of \$317,250.00, which being the highest and best bid, the same was then and there struck off to IndyMac Bank, F.S.B. and it was declared the purchaser thereof.

NOW THEREFORE, in consideration of the full payment of the purchase price, I, the undersigned Substituted Trustee, do hereby sell and convey unto IndyMac Bank, F.S.B. the land and property herein described. I convey only such title as is vested in me as Substituted Trustee.

WITNESS MY SIGNATURE, on August 9, 2007.



J. Gary Massey, Substituted Trustee

STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for said county and state, on August 9, 2007, the within named J. Gary Massey, Substituted Trustee, duly identified before me, who acknowledged that in said representative capacity he executed the above and foregoing instrument, after having first been duly authorized to do so.



Notary Public

My commission expires



GRANTOR'S ADDRESS:

J. Gary Massey, Substitute Trustee
Shapiro & Massey, L.L.P.
1910 Lakeland Drive, Suite B
Jackson, MS 39216
601-981-9299
S&M #07-5229

GRANTEE'S ADDRESS:

IndyMac Bank, F.S.B.
460 Sierra Madre Villa
Suite 101, Mailstop HS 01-04
Pasadena, California 91107
800-669-2300

PREPARED BY:

J. Gary Massey, Substitute Trustee
Shapiro & Massey, L.L.P.
1910 Lakeland Drive, Suite B
Jackson, MS 39216
(601) 981-9299

INDEX: Lot 275, Phase 6, Forest Hill Community, S8 and 17, T-2-S, R-5-W, DeSoto
Co/MS

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 3 consecutive times, as follows, to-wit:

**SUBSTITUTED TRUSTEE'S
NOTICE OF SALE**

WHEREAS, on September 8, 2006, Cassandra Anderson, a single woman, executed a certain deed of trust to First American Title Insurance Co., Trustee for the benefit of Mortgage Electronic Registration Systems, Inc. which deed of trust is of record in the office of the Chancery Clerk of DeSoto County, State of Mississippi in Book 2,561 at Page 175; and

WHEREAS, said Deed of Trust was subsequently assigned to IndyMac Bank, F.S.B. by instrument dated June 15, 2007 and recorded in Book 2,741 at Page 586 of the aforesaid Chancery Clerk's office; and

WHEREAS, IndyMac Bank, F.S.B. has heretofore substituted J. Gary Massey as Trustee by instrument dated June 15, 2007 and recorded in the aforesaid Chancery Clerk's Office in Book 2,741 at Page 587; and

WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said deed of trust, IndyMac Bank, F.S.B., the legal holder of said indebtedness, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deed of trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expense of sale.

NOW, THEREFORE, I, J. Gary Massey, Substituted Trustee in said deed of trust, will on August 9, 2007 offer for sale at public outcry and sell within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.), at the East front door of the County Courthouse of DeSoto County, located at Hernando, Mississippi, to the highest and best bidder for cash the following described property situated in DeSoto County, State of Mississippi, to-wit:

Lot 275, Phase 6, Forest Hill Community, situated in Sections 8 & 17, Township 2 South, Range 5 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 80, Page 18, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Volume No. 112 on the 19 day of July, 2007
Volume No. 112 on the 26 day of July, 2007
Volume No. 112 on the 2 day of Aug., 2007
Volume No. _____ on the _____ day of _____, 2007
Volume No. _____ on the _____ day of _____, 2007
Volume No. _____ on the _____ day of _____, 2007

Diane Smith

Sworn to and subscribed before me, this 2 day of Aug., 2007

BY Judy H. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2009
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED

A. Single first insertion of 402 words @ .12 \$ 48.24
B. 2 subsequent insertions of 804 words @ .10 \$ 80.40
C. Making proof of publication and depositing to same \$ 3.00
TOTAL PUBLISHER'S FEE: \$ 131.64

I WILL CONVEY only such title as vested in me as Substituted Trustee.
WITNESS MY SIGNATURE on this 18th day of July, 2007.
J. Gary Massey
SUBSTITUTED TRUSTEE
Shepero & Massey, L.L.P.
1910 Lakeland Drive, Suite B
Jackson, MS 39216
(601) 961-9299
13102 Arbor Drive
Olive Branch, MS 38654
07-5229/dm
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